

HIGH STREET RETAIL PREMISES

1,130 Sq Ft (105 Sq M)

LEASE FOR SALE

GOLDERS GREEN ROAD, NW11



LOCATION:

The property is located in a prominent position on the South West side of Golders Green Road. The property is situated within a parade of local and multiple retailers. Occupiers in the vicinity include Holland & Barrett, Mail Boxes Etc., Boots, Subway and Wenzel's. Transport facilities are convenient with Golders Green Station (London Underground Northern Line) being within a few minutes' walk. Numerous bus routes also serve the area.

DESCRIPTION:

The premises comprise a ground floor shop with kitchenette, WC facilities and rear access for deliveries.

66-70 Parkway, London NW1 7AH

T: 020 7482 1203 • F: 020 7482 4441 • E: mail@christo.co.uk • www.christo.co.uk

ALL MEASUREMENTS ARE APPROXIMATE

Frontage 16' (4.88 m)

Ground Floor 1,130 Sq Ft (105 Sq M)

TERMS:

LEASE: Assignment of an FRI Lease granted in February 2015, inside the Landlord and Tenant Act 1954, for a term of 15 years subject to 5 yearly rent reviews.

RENT: £27,000 pax

RATES: We have been advised that the current Business Rates payable are £11,000 per annum. However, interested parties are advised to make their own enquiries to the Local Authority.

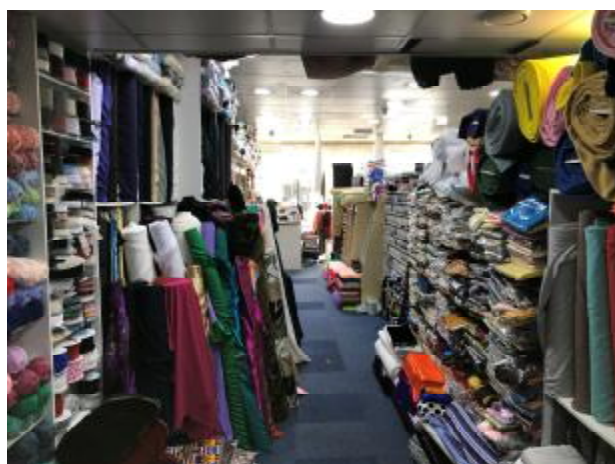
PREMIUM: £15,000

EPC: Available upon request

VIEWING: Strictly by appointment through owner's SOLE agents as above.

CONTACT: Mert Seyhan
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020 7482 1203

SUBJECT TO CONTRACT



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